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Attorneys for Defendants

Sheahan Family Landowners

**UNITED STATES DISTRICT COURT**

**DISTRICT OF NEVADA**

UNITED STATES OF AMERICA,

Plaintiffs,

vs.

400 ACRES OF LAND, MORE OR LESS,  
SITUATE IN LINCOLN COUNTY, STATE OF  
NEVADA; and JESSIE J. COX., et al.

Defendant.

)  
)  
) Case No.:2:15-cv-01743-MMD-NJK  
)  
)  
)

)  
) **DEFENDANT SHEAHAN**  
) **LANDOWNERS' LIST OF EXHIBITS**  
)  
)  
)

1 Defendant Sheahan Landowners hereby submit their list of Exhibits, attached hereto, for trial  
2 scheduled to commence on February 7, 2020. Pursuant to ECF 575, the following list of Exhibits  
3 (Def. Ex. 1-378) are the Exhibits the Landowners may use at trial. These Exhibits will also be  
4 provided in electronic form on CD to the Courtroom Administrator wherein the electronic file name  
5 for Def. Ex 1 is ("D1, D2, D3") and so forth. Hard copies of the Exhibits the Landowners expects  
6 to utilize will also be provided per ECF 572 and ECF 575.

7 DATED this 31<sup>st</sup> day of January, 2020

8 **LAW OFFICES OF KERMITT L. WATERS**

9  
10 By: /s/ Michael A. Schneider

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***Attorneys for Defendant Sheahan Landowner***

**CERTIFICATE OF SERVICE**

I hereby certify that I am an employ of the Law Offices of Kermitt L. Waters; and that on the 31<sup>st</sup> day of January, 2020, I caused to be served a true and correct copy of the forgoing document(s):

**DEFENANT SHEAHAN LANDOWNERS' EXHIBIT LIST** on the parties set forth below by:

☒ CM/ECF System

☐ United States mail, postage prepaid

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/s/ Evelyn Washington  
Evelyn Washington, an Employee of the  
Law Offices of Kermitt L. Waters

## EXHIBIT LIST

page 1

Case # 2:15-cv-01743-MMD-NJK

Caption: USA v. 400 Acres of Land, et al.

Exhibits for: Defendant Sheahan Landowners

Date Marked	Date Admitted	Number	Witness	Description
		Def. Ex. 1		Plaintiff United States' Responses and Objections to Defendant Sheahan Landowners' First Request for Entry on Land, 12.16.16
		Def. Ex. 1A		Plaintiff United States' Responses and Objections to Defendant Sheahan Landowners' Second Request for Entry on Land, 6.22.18
		Def. Ex. 1B		Plaintiff United States' Responses and Objections to Defendants, Sheahan Landowners' First Request for Production of Documents, 4.18.16
		Def. Ex. 1C		United States' First Supplemental Responses to Landowners, First Request for Production of Documents, 10.18.16
		Def. Ex. 1D		United States' First Set of Supplemental Responses to Defendants, Sheahan Landowners, First Request for Production of Documents, 5.14.18
		Def. Ex. 1E		Plaintiff United States' Responses and Objections to Defendants, Sheahan Landowners' Second Request for Production of Documents, 7.5.16

## EXHIBIT LIST

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Exhibits for: Defendant Sheahan Landowners

		Def. Ex. 1F		United States' First Supplemental Responses to Landowners, Second Request for Production of Documents, 11.22.16
		Def. Ex. 1G		United States' Second Supplement to Sheahan Landowners Second Set of Request for Production of Documents, 6.28.18
		Def. Ex. 1H		United States' Responses and Objections to Defendants, Sheahan Landowners, Third Request for Production of Documents, 9.16.16
		Def. Ex. 1I		United States' Responses and Objections to Defendants Sheahan Landowners' Fourth Request for Production of Documents, 12.29.16
		Def. Ex. 1J		United States' Responses and Objections to Defendant Sheahan Landowners' Fifth Request for Production of Documents, 6.18.18
		Def. Ex. 1K		Plaintiff United States of America's Response to Defendant Sheahan Landowners' First Set of Requests for Admission, 4.18.16
		Def. Ex. 1L		United States' Response to Defendant Sheahan Landowners' Second Set of Requests for Admission, 7.5.16
		Def. Ex. 1M		United States' First Supplemental Responses to Defendant Sheahan Landowners' Second Set of Requests for Admission, 10.19.16
		Def. Ex. 1N		United States' Responses and Objections to Defendant Sheahan Landowners' Third Request for Admissions

## EXHIBIT LIST

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Exhibits for: Defendant Sheahan Landowners

		Def. Ex. 1O		Plaintiff United States of America's Response to Defendant Sheahan Landowners' First Set of Interrogatories, 4.18.16
		Def. Ex. 1P		United States' Responses and Objections to Defendant Landowner Daniel R. Sheahan Jr.'s First Set of Interrogatories, 8.24.18
		Def. Ex. 1Q		United States' Response to Defendant Sheahan Landowners' Second Set of Interrogatories, 7.5.16
		Def. Ex. 1R		United States' First Supplemental Responses to Defendant Sheahan Landowners' Second Set of Interrogatories, 10.19.16
		Def. Ex. 2		Affidavit of Patricia J. Zarodkiewicz, Administrative Assistant to the Secretary of the Air Force dated 12.22.16
		Def. Ex. 3		Declaration from Patrick J. Sheahan dated 4.23.19
	<i>Stipulated</i> 1.30.20	Def. Ex. 4		Bud Light Alien Beer Can
		Def. Ex. 5		Local Area Alien/Area 51 merchandise to include hats, t-shirts, jerseys
		Def. Ex. 6		The Ultimate Guide to UFOs = Aliens (Magazine)

## EXHIBIT LIST

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Exhibits for: Defendant Sheahan Landowners

		Def. Ex. 7.1a		Historic Photo of with Lake
		Def. Ex. 7.1b		Lake Photo
		Def. Ex. 7.1c		Lake Photo with Donkeys
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.1d		Old photo of main camp
		Def. Ex. 7.1e		Historic Lake Photo
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.2a		Photo of main camp recent
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.2b		Oblique view of camp and lake
		Def. Ex. 7.2c		Oblique view of Subject Property
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.3a		Closer oblique of camp water tanks
		Def. Ex. 7.3b		Buildings in main camp
		Def. Ex. 7.3c		Inside main cabin

## EXHIBIT LIST

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Exhibits for: Defendant Sheahan Landowners

		Def. Ex. 7.3d		Main camp
		Def. Ex. 7.4a		Generator
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.4b		Generator
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.4c		Bathhouse hot water tank
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.5a		Sheahan road sign picture 2
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.5b		Dirt road to camp
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.5c		Picture of Grader
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.6a		Picture of Cadillac
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.6b		Picture of VW
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.6c		Toyota & Van picture
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.6d		Cars at camp



## EXHIBIT LIST

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Exhibits for: Defendant Sheahan Landowners

		Def. Ex. 7.7a		New tunnel at main shift
		Def. Ex. 7.7b		Main shift A frame
		Def. Ex. 7.7c		Historic Pictures
	Stipulated 1.30.20	Def. Ex. 7.7d		Picture Wood A Frame
	Stipulated 1.30.20	Def. Ex. 7.7e		Ore piles
	Stipulated 1.30.20	Def. Ex. 7.7f		Tailings pile
	Stipulated 1.30.20	Def. Ex. 7.7g		Spring tunnel photo
		Def. Ex. 7.8a		Mill picture looking north
		Def. Ex. 7.8b		Mill pictures
		Def. Ex. 7.8c		Mill destroyed pictures
		Def. Ex. 7.8d		Destroyed Mill
		Def. Ex. 7.8e		Destroyed Mill – closeup

## EXHIBIT LIST

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Exhibits for: Defendant Sheahan Landowners

	<i>Stipulated</i> 1.30.20	Def. Ex. 7.9a		Photo work in tunnel
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.15a		Family on porch
	<i>Stipulated</i> 1.30.20	Def. Ex. 7.15b		Joe and mom by Headstone
		Def. Ex. 8		Pink Jeep of Las Vegas “Big Trekker” 10 passenger tour vehicle
		Def. Ex. 9		Email Morales, Maria BLM to Spanishflatmining 8.25.16 re: Area 51 1958 Withdrawal
		Def. Ex. 10		Public Land Order 1662 6.20.1958 1958 Withdrawal
	<i>Stipulated</i> 1.30.20	Def. Ex. 15		Tio DiFederico Qualifications
	<i>Stipulated</i> 1.30.20	Def. Ex. 16		Tio DiFederico summaries of selected appraisal assignments
	<i>Stipulated</i> 1.30.20	Def. Ex. 17		Summary of Appraisal Methodology
		Def. Ex. 18		Tio DiFederico Property Analysis
	<i>Stipulated</i> 1.30.20	Def. Ex. 19		Subject photographs from Tio DiFederico report
		Def. Ex. 20		Aerial photo of Subject and Area 51/Watertown

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Exhibits for: Defendant Sheahan Landowners

		Def. Ex. 21		Groom Mine, Area 51, and Nevada Test Site areal map
	<i>Stipulated</i> 1.30.20	Def. Ex. 22		The Center Intelligence Agency and Overhead Reconnaissance
	<i>Stipulated</i> 1.30.20	Def. Ex. 23		Aerial photograph of patented and unpatented mining claims (prepared by Civil FX on April 22, 2016)
	<i>Stipulated</i> 1.30.20	Def. Ex. 24		Aerial photograph of patented mining claims (prepared by Civil FX on April 22, 2016)
		Def. Ex. 25		Aerial photograph of Subject Property and surrounding area, depicting access to Subject Property
	<i>Stipulated</i> 1.30.20	Def. Ex. 26		Photo of road sign "Sheahan"
		Def. Ex. 27		United States DOE Geological Survey Map, 1989
		Def. Ex. 28		Map from Environmental Impact Analysis Process Groom Mountain Range, Archeological Reconnaissance, August 1986
		Def. Ex. 29		United States' Responses and Objections to Defendant Sheahan Landowners' First Request for Production
		Def. Ex. 30		Plaintiff United States of America's Response to Defendant Sheahan Landowners' First Set of Request for Admission

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Exhibits for: Defendant Sheahan Landowners

		Def. Ex. 31		Plaintiff United States of America's Response to Defendant Sheahan Landowners' First Set of Interrogatories
		Def. Ex. 32		Tio DiFederico Assumptions and Limiting Conditions and Jurisdictional Exceptions
		Def. Ex. 33		United States' Ex Parte Motion and Memorandum In Support of Ex Parte Motion for Order of Immediate Possession, including Colonel Dempsey Affidavit
		Def. Ex. 34		Department of Justice Legal Instructions regarding Scope of the Project; Project Influence; Access
		Def. Ex. 35		Tio DiFederico General Information
	<i>Stipulated</i> 1.30.20	Def. Ex. 36		Highest and Best Use, Tio DiFederico, Legally Permissible Use Summary Considerations
	<i>Stipulated</i> 1.30.20	Def. Ex. 37		Lincoln County Master Plan
	<i>Stipulated</i> 1.30.20	Def. Ex. 38		Special Use Permit Application
	<i>Stipulated</i> 1.30.20	Def. Ex. 39		Zone Change Application
	<i>Stipulated</i> 1.30.20	Def. Ex. 40		Letter dated July 12, 2016 re: zone change and special use permit staff reports and recommendations for the Sheahan applications -

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Exhibits for: Defendant Sheahan Landowners

	<i>Stipulated</i> 1.30.20	Def. Ex. 41		Public Notice re: October 17, 2016, Lincoln County Board of County Commissioners Hearing
	<i>Stipulated</i> 1.30.20	Def. Ex. 42		Letter dated October 17, 2016, re: approval of zone change and special use permit application for multiple industrial and commercial uses at the Groom Mine Property
	<i>Stipulated</i> 1.30.20	Def. Ex. 43		Draft Minutes of October 3, 2016 Lincoln County Meeting
		Def. Ex. 44		Highest and Best Use, Tio DiFederico, Physically Possible Use Summary Considerations
		Def. Ex. 45		Civil FX Demonstrative Aerial and plot plans
		Def. Ex. 46		Civil FX Demonstrative Video of plot plans
		Def. Ex. 47		Civil FX Demonstrative Video of plot plans
		Def. Ex. 48		Civil FX Demonstrative “stills” of Video of plot plans
		Def. Ex. 49		Documents relevant to the 1984 Withdrawal
	<i>Stipulated</i> 1.30.20	Def. Ex. 51		Draft Environmental Impact Statement Groom Mountain Range, Lincoln County, Nevada, October 1985

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Exhibits for: Defendant Sheahan Landowners

	<i>Stipulated</i> 1.30.20	Def. Ex. 52		Final Environmental Impact Statement Groom Mountain Range, Lincoln County, Nevada, November 1986
	<i>Stipulated</i> 1.30.20	Def. Ex. 53		Hearing Minutes – Subcommittee on Public Lands and National Parks of the Committee on Interior and Insular Affairs House of Representatives, August 6, 1984, H.R. 4932
	<i>Stipulated</i> 1.30.20	Def. Ex. 54		Letter dated August 7, 1984, from John F. Seiberling to the Department of Interior and response letters, dated August 14, 1985 and August 23, 1984, related to the 1984 Withdrawal
	<i>Stipulated</i> 1.30.20	Def. Ex. 55		Letter to Honorable Harry Reid, dated June 1, 1984, related to the 1984 Withdrawal, H.R. 4932
	<i>Stipulated</i> 1.30.20	Def. Ex. 56		Letter to Honorable Barbara Vucanovich, dated June 5, 1984, related to the 1984 Withdrawal, H.R. 4932
	<i>Stipulated</i> 1.30.20	Def. Ex. 57		Letter to Mr. Pat Sheahan, dated July 6, 1984
	<i>Stipulated</i> 1.30.20	Def. Ex. 58		House of Representatives Report re: H.R. 4932

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Exhibits for: Defendant Sheahan Landowners

	<i>Stipulated</i> 1.30.20	Def. Ex. 59		Hearing Minutes – Subcommittee on Public Lands and Reserved Water of the Committee on Energy and Natural Resources United States Senate, August 8, 1984 (minutes relevant to S.2657)
		Def. Ex. 60		Public Law 98 485 10.17.1984
		Def. Ex. 61		Business Visitor Law & Legal Definition
		Def. Ex. 62		Order, ECF 497:54-55 of 58 as it related to Access
		Def. Ex. 63		Picture of Grader
		Def. Ex. 64		Newspaper article
		Def. Ex. 65		Highest and Best Use, Tio DiFederico, Financially Feasible Use Summary Considerations
	<i>Stipulated</i> 1.30.20	Def. Ex. 66		Tio DiFederico Market Area Analysis
	<i>Stipulated</i> 1.30.20	Def. Ex. 66a		<i>Graph Only</i> Southern Nevada Economic Indicators
	<i>Stipulated</i> 1.30.20	Def. Ex. 66b		<i>Graph Only</i> Clark County Tourism Index
	<i>Stipulated</i> 1.30.20	Def. Ex. 66c		<i>Graph Only</i> Clark County Construction Index

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Exhibits for: Defendant Sheahan Landowners

	<i>Stipulated</i> 1.30.20	Def. Ex. 66d		<i>Graph Only</i> Gaming Revenue 2006-2014
	<i>Stipulated</i> 1.30.20	Def. Ex. 66e		Area Map <i>evidence</i>
	<i>Stipulated</i> 1.30.20	Def. Ex. 67		Document entitled “Interest In Area 51”
	<i>Stipulated</i> 1.30.20	Def. Ex. 68		Area 51 An uncensored History of America’s Top- Secret Military Base, by Annie Jacobsen (book)
	<i>Stipulated</i> 1.30.20	Def. Ex. 69a		Las Vegas Sun Clinton Article –
		Def. Ex. 69b		LVRJ Clinton Article
	<i>Stipulated</i> 1.30.20	Def. Ex. 69c		New York Times Clinton Article –
		Def. Ex. 69d		Google sightseeing – Area 51
		Def. Ex. 69e		LVRJ – Area 51 Article
		Def. Ex. 69f		Visit Area 51 Article
		Def. Ex. 69g		Area 51 Article
		Def. Ex. 69h		8 News Article



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Exhibits for: Defendant Sheahan Landowners

		Def. Ex. 69i		LV Sun UFO Article
		Def. Ex. 70		Newsweek article, Nevada Welcomes Back to Area 51 With UFO-Friendly Travel Guide
	Stipulated 1.30.20	Def. Ex. 71		Las Vegas Visitor Profile Study, 2015
	Stipulated 1.30.20	Def. Ex. 72		Las Vegas Convention and Visitor Authority – Visitor Statistics Report
	Stipulated 1.30.20	Def. Ex. 73		2014 Las Vegas Year-to-date Executive Summary
	Stipulated 1.30.20	Def. Ex. 74		Graph, Destination, Percent, Visitors, Source: LVCVA 2015 Las Vegas Visitor Profile
	Stipulated 1.30.20	Def. Ex. 75		Graph, Other Nearby Places Visited (Among those who planned to visit other places-asked every other year)
	Stipulated 1.30.20	Def. Ex. 75a		Summary: <i>LVCVA Visitor Profile Summary</i>
	Stipulated 1.30.20	Def. Ex. 76		Map of Las Vegas and surrounding area and four locations with miles
	Stipulated 1.30.20	Def. Ex. 77		Death Valley Visitor Numbers-
	Stipulated 1.30.20	Def. Ex. 78		Grand Canyon Visitor Numbers

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Exhibits for: Defendant Sheahan Landowners

		Def. Ex. 79		Grand Canyon West: Skywalk Facts
	<i>Stipulated</i> 1.30.20	Def. Ex. 80		Explorethecanyon.com article, 2015 was a record year for Grand Canyon West Visitors
		Def. Ex. 81		Snopes.com article, Grand Canyon Skywalk – <i>Stipulated into evidence</i>
		Def. Ex. 82		Grandcanyonnews.com article, Grand Canyon West destinations expected to surpass 1.1 million visitors in 2016
	<i>Stipulated</i> 1.30.20	Def. Ex. 83		Grand Canyon West Press Release, Grand Canyon West Again Tops 1 Million Annual Visitors
	<i>Stipulated</i> 1.30.20	Def. Ex. 84		Grandcanyonnews.com article, Hualapai Tribe to pave last nine mile stretch of Skywalk road
		Def. Ex. 85		Grandcanyonnews.com article, More than 4,000 visitors celebrate the Skywalk's 10 <sup>th</sup> Anniversary
		Def. Ex. 86		Grandcanyonnews.com article, One-third of paving completed on unpaved road to Grand Canyon West
	<i>Stipulated</i> 1.30.20	Def. Ex. 87		National Park Service Visitor numbers
	<i>Stipulated</i> 1.30.20	Def. Ex. 88		Zion Visitor numbers
		Def. Ex. 89		Visitors to National Parks in 2014

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Exhibits for: Defendant Sheahan Landowners

		Def. Ex. 90		LVRJ article, Utah's Zion national park struggling to keep up with growing crowds
	<i>Stipulated</i> 1.30.20	Def. Ex. 91		Bryce Canyon visitor numbers
	<i>Stipulated</i> 1.30.20	Def. Ex. 92		Bryce Canyon visitor numbers
		Def. Ex. 93		Graph, Area 51 Tour Companies
		Def. Ex. 94		Declaration of Scott Robertson
		Def. Ex. 95		Neil D. Opfer Report
	<i>Stipulated</i> 1.30.20	Def. Ex. 96		Summary Chart in: A Supplemental Analysis Regarding the Groom Mine, dated July 26, 2018
		Def. Ex. 98		Civil FX Demonstrative Aerial and plot plans
	<i>Stipulated</i> 1.30.20	Def. Ex. 99		JD Eaton, Real Estate Valuation in Litigation, Chapter 11
	<i>Stipulated</i> 1.30.20	Def. Ex. 101		Guidenote 11, Comparable Selection in a Declining Market
	<i>Stipulated</i> 1.30.20	Def. Ex. 102		Land Sales Chart
	<i>Stipulated</i> 1.30.20	Def. Ex. 103		Land Sales Map

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Exhibits for: Defendant Sheahan Landowners

	<i>Stipulated</i> 1.30.20	Def. Ex. 104		Summary Adjustment Chart
	<i>Stipulated</i> 1.30.20	Def. Ex. 105		Land Sale 1 data sheet
	<i>Stipulated</i> 1.30.20	Def. Ex. 106		Stipulation of Dismissal, County of Clark v. Tien Fu Hsu
	<i>Stipulated</i> 1.30.20	Def. Ex. 107		Co-Star for Land Sale 1
	<i>Stipulated</i> 1.30.20	Def. Ex. 108		Land Sale 2 data sheet
	<i>Stipulated</i> 1.30.20	Def. Ex. 109		Co-Star for Land Sale 2
	<i>Stipulated</i> 1.30.20	Def. Ex. 110		Land Sale 3 data sheet
	<i>Stipulated</i> 1.30.20	Def. Ex. 111		Co-Star for Land Sale 3
	<i>Stipulated</i> 1.30.20	Def. Ex. 112		Land Sale 4 data sheet
	<i>Stipulated</i> 1.30.20	Def. Ex. 113		Co-Star for Land Sale 4
	<i>Stipulated</i> 1.30.20	Def. Ex. 114		Land Sale 5 data sheet
	<i>Stipulated</i> 1.30.20	Def. Ex. 115		Co-Star for Land Sale 5
	<i>Stipulated</i> 1.30.20	Def. Ex. 116		Summary valuation chart

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Exhibits for: Defendant Sheahan Landowners

	<i>Stipulated</i> 1.30.20	Def. Ex. 117		Summary Comparable Sales Reconciliation
		Def. Ex. 118		Discounted Cash Flow Analysis
		Def. Ex. 119		Aerial photo showing mining related locations
		Def. Ex. 120		Curriculum Vitae, Thomas D. Driggs
		Def. Ex. 122		Table 1 Vested Surface Water Claims
		Def. Ex. 123		Table 2 Vested Groundwater Claims
		Def. Ex. 124		NRS 533.370 Permit Criteria
		Def. Ex. 125		Table 3 Perennial Yield & Groundwater Outflow
		Def. Ex. 126		Table 4 Groom Lake Committed Water Rights
		Def. Ex. 127		Table 5 Project Water Consumption Scenarios
		Def. Ex. 128		White Lake & Conception and East End No. 2
		Def. Ex. 129		Aerial Map of Groom Mine Flowing Springs
		Def. Ex. 130		Hydrographic Basin Summary By Manner of Use

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Exhibits for: Defendant Sheahan Landowners

		Def. Ex. 131		Hydrographic Abstract From Groom Lake – Basin 158A
		Def. Ex. 132		Aerial Map of a Portion of Groom Lake Valley Basin 158A
		Def. Ex. 133		Proposed Project Fixture Count
		Def. Ex. 134		Large Aerial – Designated Groundwater Basins of Nevada, May 2009 - Basin 158-A
		Def. Ex. 136		A Historical Summary of the Groom Mine, Lincoln County, Nevada
		Def. Ex. 137		Ruling #5644
		Def. Ex. 138		Aerial Photo of proposed well location
		Def. Ex. 139		Well Design and Surface Completion Schematic
		Def. Ex. 140		Technical Memorandum
		Def. Ex. 144		Richard J. Roddewig CV
		Def. Ex. 145		List of Temporary Licensure for Richard J. Roddewig

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Exhibits for: Defendant Sheahan Landowners

		Def. Ex. 146		Qualifications and Competency of the Appraisers Related to Special Purpose Properties, Scenic Lands, Heritage Tourism Properties, and Mineral and Mining Interests
		Def. Ex. 147		Charles T. Brigdon CV
		Def. Ex. 148		Map showing location of the Subject Property
		Def. Ex. 149		Regional Location Map
		Def. Ex. 150		Map showing Groom Lake, Area 51 and Subject Property
		Def. Ex. 151		Site Analysis
		Def. Ex. 152		Project Identification
		Def. Ex. 153		Highest and Best Use Analysis
		Def. Ex. 154		Market Analysis
		Def. Ex. 155		Lincoln County Market Area and Economic Conditions
		Def. Ex. 156		Nevada Economic Conditions
		Def. Ex. 157		Economic Conditions of the Las Vegas Market
		Def. Ex. 158		Tourism Potential of the Groom Mine

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Exhibits for: Defendant Sheahan Landowners

		Def. Ex. 159		Nevada Gaming Commission and Nevada Gaming Control Board Report
		Def. Ex. 160a		Overnight Lodging Analysis For Heritage Sites
		Def. Ex. 160b		Overnight Lodging Analysis For Heritage Sites
		Def. Ex. 161		Historic Mining Attractions in Nevada
		Def. Ex. 162		Historic Mining Attractions in California and Arizona
		Def. Ex. 163		Military Base and Museum Tourism
		Def. Ex. 164		Limited / Restricted Access Tourism
		Def. Ex. 165		Wikipedia description of Area 51
		Def. Ex. 166		Area 51 Information Study
		Def. Ex. 167		General Articles About Area 51
		Def. Ex. 168		International Movie Database Digital Media Referencing Area 51
		Def. Ex. 169		Listopia – Books Referencing Area 51



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		Def. Ex. 170		Bestselling UFO Book Reveals New Evidence, Encounters, and Insider Accounts, article
		Def. Ex. 171		“Top 10 Lists” referencing Area 51
		Def. Ex. 172		Area 51 Sightseeing article, USA Today
		Def. Ex. 173		The Road to Area 51 article, LA Times
		Def. Ex. 174		Top Secret Tourism, Secrets of Area 51
		Def. Ex. 175		Hillary Clinton to Expose Area 51 and Release UFO Files if Elected U.S. President, article Inquisitr
		Def. Ex. 176		Hillary Clinton Gives U.F.O. Buffs Hope She Will Open the X-Files, article NYTimes
		Def. Ex. 177		A Drive Down the Extraterrestrial Highway
		Def. Ex. 178		Lonesome Highway to Another World?, NY Times
		Def. Ex. 179		Lincoln County and Nye County Traffic Counts
	<i>Stipulated</i> 1.30.20	Def. Ex. 180		Nevada National Security Site Public Tour information
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		Def. Ex. 182		Definition of Special Purpose and Limited Market Properties

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		Def. Ex. 184		Advantage Cubs: A
				Comprehensive Look at Section 6 of the Rooftop Contract, article
		Def. Ex. 185		Cubs, rooftop owners cut a deal, article
		Def. Ex. 186		Cubs owner buys 3 Wrigley rooftops, article
		Def. Ex. 187		Here's how much the Cubs owners paid for their rooftops, article
		Def. Ex. 188		Ricketts family buys 10 <sup>th</sup> Wrigley Field rooftop, article
		Def. Ex. 189		Ricketts family now controls majority of Wrigley Field rooftops, article
		Def. Ex. 190		Ricketts gains upper hand in Wrigleyville battle, article
		Def. Ex. 191		Cameron Steinagel C.V.
		Def. Ex. 194		Summary of demand and willingness to pay calculations
		Def. Ex. 195		Back of the Envelope Return Analysis
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	<i>Stipulated</i> 1.30.20	Def. Ex. 209		Qualifications of Keith Harper, MAI
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		Def. Ex. 212		Declaration of Priscilla Travis
		Def. Ex. 213		Statement of Sheryl R. Johnson
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		Def. Ex. 224		U.S. Census Data for US population with those 18 years and older
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		Def. Ex. 237		Groom Mine Recreational Tourism Infrastructure Facilities Construction Cost Estimate
		Def. Ex. 238		R.S. Means Costs 2016 Sq. Ft. Cost Book

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		Def. Ex. 246		Site Layouts Alternative I
		Def. Ex. 247		Aerial Maps with site layouts
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		Def. Ex. 249		Well Design Report and Estimate
		Def. Ex. 250		Site development demonstrative video for Alternative I
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		Def. Ex. 254		Plaintiff United States of America's Initial Disclosures, 2.29.16
		Def. Ex. 255		Master List/Entry Control Log
		Def. Ex. 256		Groom Mine Trip List 5.24.12- 5.28.12
		Def. Ex. 257		Good Neighbor Policy, April 2013
		Def. Ex. 258		Email Terry Ochal to Joe Sheahan 4.26.13

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		Def. Ex. 264		Groom Claim Map
		Def. Ex. 265		9.22.1944 Diamond Drill Hole Coordinates and Remarks
		Def. Ex. 266		7.28.1945 Diamond Drill Hole Coordinates
		Def. Ex. 267		7.3.1945 Churn Drill Hole Coordinates and Remarks
		Def. Ex. 268		Drill Hole Log Summary
		Def. Ex. 269		1945 Assay Results Hole #7
		Def. Ex. 270		Geology of the Groom District, Fred L. Humphrey June 1945
		Def. Ex. 271		Geology and Mineral Deposits of Lincoln County, NV (1970); Tschanz and Pampeyan
		Def. Ex. 272		Nevada Bureau of Mines Bulletin 73, Plate 4
		Def. Ex. 273		1977 Ltr Freeport Exploration Co.
		Def. Ex. 274		Administrative Report 1978; Norberg
		Def. Ex. 275		9.26.1988 Dawson Metallurgical Laboratories

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		Def. Ex. 276		NBMG Open File Report 98-1, Tingley 1998 Vol. I
		Def. Ex. 277		Mine Maps
		Def. Ex. 278		Appraisal Groom Mine; McClung et al
		Def. Ex. 279		Evaluation Study Groom Mine Appraisal; M.C. Godbe 10.14.1988
		Def. Ex. 280		NBMG Open File Report 86-9: Mineral Inventory and Geochemical Survey Groom Mountain Range, Lincoln County Nevada; Quade and Tingley
		Def. Ex. 281		Geologic Map of Pahrnatagat Range 30x60 Quadrangle (2007); Jayko
		Def. Ex. 282		Geologic Map of Pahrnatagat Range 30x60 Quadrangle (2007) pamphlet; Jayko
		Def. Ex. 283		Report Fig. 4
		Def. Ex. 284		Report Fig. 5
		Def. Ex. 285		CivilFX Claim location map
		Def. Ex. 286		Groom Mountain Range: Archaeological Reconnaissance study; August 1986
		Def. Ex. 287		Appraisal of Groom Mine, Hulse 12.10.1986

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		Def. Ex. 288		Date order Smelter Receipts
		Def. Ex. 289		Groom District Annual Report Notes
		Def. Ex. 290		3.3.83 Ltr Garratt Geoservices
		Def. Ex. 291		The 2014 SME Guide
		Def. Ex. 292		2011 Toral NI-43-101 (Bartlett)
		Def. Ex. 293		Groom Topo Map
		Def. Ex. 294		Ore Deposits (Park and MacDiarmid)
		Def. Ex. 295		5.28.13 Memorandum from M. Shumaker
		Def. Ex. 296		Photographs of Mining
		Def. Ex. 297		Groom Mine Tonnage Calculations
		Def. Ex. 298		Altair Article
		Def. Ex. 302		Comparison of Exploration Data Area Groom Mine
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		Def. Ex. 305		Evaluation Study Groom Mine Appraisal; M.C. Godbe 10.14.1988 [ <i>Duplicate 279</i> ]
		Def. Ex. 308		MVS Appraisal Report Erratum No. 2, 7.19.18 – <i>Redacted</i>
		Def. Ex. 308a		MVS value reconciliation excel
		Def. Ex. 310		USGS Rpt
		Def. Ex. 311		Frazier Inst. Survey of Mining Companies
		Def. Ex. 312		Golden Tag NI 43-101, 4.12.13
		Def. Ex. 313		Stockwatch Report 4.9.2015
		Def. Ex. 314		Stockwatch Report 4.12.16
		Def. Ex. 315		Stockwatch Report 7.30.13
		Def. Ex. 316		Stockwatch Report 11.2.05
		Def. Ex. 317		Stockwatch Report 1.28.08
		Def. Ex. 318		Timeline San Diego Sale

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		Def. Ex. 320		Technical Paper: Sale Comparison valuation
		Def. Ex. 321		Technical Paper: The Sales comparison method
		Def. Ex. 322		Stockwatch Report 12.13.2010
		Def. Ex. 323		May 2018 Email Collins
		Def. Ex. 324		Silver Equivalents Calculations
		Def. Ex. 325		SME Standards and Guidelines for Valuation of Mineral Properties first Edition, 2016
		Def. Ex. 326		News Release: Golden Tag Enters Option Agreement on Silver-Gold Property in Mexico
		Def. Ex. 327		Golden Tag Management Discussion and Report for the Period to September 30, 2016, Dated 11.15.16
		Def. Ex. 328		Silver Predator, Corp. Interim Condense Consolidated Financial Statements
		Def. Ex. 329		11.18.46 Horace P. Sheahan Hon. Discharge Army
		Def. Ex. 330		AEC Letter 12.5.51
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		Def. Ex. 335		President Bush commendation (ECF No. 132-6)
		Def. Ex. 336		11.15.1951 Journal Entry
		Def. Ex. 337		3.21.1953 Journal Entry
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		Def. Ex. 339		6.10.1953 Memo 132-8 Exhibit 8 [Duplicate 334]
		Def. Ex. 340		6.23.54 Journal Entry (ECF No. 132-17)
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		Def. Ex. 343		1.15.55 Wroth letter Re USAF shootings
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		Def. Ex. 348		7.6.1954 report by Paul E. Zink [ <i>Duplicate 341</i> ]
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		Def. Ex. 351		1.24.1960 Letter to Sen. Bible
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		Def. Ex. 353		4.6.1953 letter Sheahan to AEC Re Disruptions & Cost
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		Def. Ex. 355		Atomic Test List – Plaintiff Ex. 19
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		Def. Ex. 359		Facebook Storm Area 51 Summary
		Def. Ex. 360		7.15.19 NY Post-Viral Area 51 'raid' amasses 1 million recruits, gets Air Force warning
		Def. Ex. 361		7.15.19 TMZ-Area 51 Raiders have a bumpy road ahead
		Def. Ex. 362		7.26.19 Yahoo News-Nevada Senator: Don't Storm Area 51
		Def. Ex. 363		7.16.19 Fox News- 'Storm Area 51 social media movement is getting somewhat out of hand; says UFO expert
		Def. Ex. 364		8.12.19 USA Today- After 'Storm Area 51' gets 2 million RSVPs, its creator announces alien-themed music fest
		Def. Ex. 365		8.19.19 TIME-How a Small Nevada Town Is Bracing Itself for 'Alienstock,' the Area 51 Music Festival
		Def. Ex. 366		8.21.19 NY Post- Emergency declaration issued ahead of 'Storm Area 51' event
		Def. Ex. 367		8.21.19 USA Today- 'Storm Area 51' event pushes rural Nevada county to declare emergency
		Def. Ex. 368		2.2.19 Las Vegas Review-Journal-Nye County signs emergency declaration for 'Storm Area 51' event

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		Def. Ex. 370		9.3.19 Las Vegas Review-Journal-Businesses set for Alienstock
		Def. Ex. 371		9.11.19 TMZ-Yo, Don't Raid For Aliens ...
		Def. Ex. 372		9.12.19 BBC-Is Alienstock still happening near Area 51?
		Def. Ex. 373		9.13.19 Fox News-Bud Light promises Area 51 aliens 'exclusive' beer at Las Vegas event
		Def. Ex. 374		9.20.19 AirForce Tweet
		Def. Ex. 375		9.21.19 AirForceTimes-DoD apologizes for tweet suggesting millennials
		Def. Ex. 376		9-16-2019-Trina Traffic Information System;Short-term Hourly Volume0170009
		Def. Ex. 377		12.27.18 Email Ron Throupe to James Leavitt
		Def. Ex. 378		Inventory and Evaluation of Historic Lincoln County Transportation Systems for the National Register of Historic Places, Phase One. January 20, 2012
		Plft. Ex. 045		1984 Withdrawal September 18 (FRE 106)
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